

June 28, 2001

**Proffers Offered By Applicant  
On Rezoning Application No. ZM-59-01  
At Northern Intersection  
Of Allens Mill Road and Dare Road, York Co., VA  
By Contract Purchaser James L. Clayton**

1. Applicant proffers a wooden privacy fence from corner of Allens Mill Road and Dare Road extending entire distance of property in easterly direction to end of property.
2. Applicant proffers paved private lane within a platted 30 foot easement along northerly boundary of property so that the newly subdivided lots will have private egress and access from Allens Mill Road to each lot with the new homes facing the private lane instead of facing Dare Road. This will allow the "Street-scape" along Dare Road to remain as it is and force all traffic from these improvements back to the intersection of Allens Mill Road and Dare Road.
3. Applicant is applying for R-20 zoning of this property from its existing RR zoning. If R-20 zoning were allowed, applicant could then develop eight residential lots. However, applicant is proffering six residential lots only, (not eight) then the newly developed lots will conform to developed property on west, north and south sides of this property.
4. Applicant proffers to prohibit access from the property to Dare Road through the establishment of a "no ingress/egress" easement along the southern property line adjacent to Dare Road.

Applicant signatures

*Daniel Kennedy*